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**Planning and Development Acts 2000 to 2019**

**Planning Authority: Dublin City Council**

**Planning Register Reference Number: 2321/19**

**Appeal** by Áine O’Loughlin of 11 Rostrevor Road, Rathgar, Dublin and by Terence and Ann McCrann of 10 Rostrevor Road, Rathgar, Dublin against the decision made on the 16<sup>th</sup> day of April, 2019 by Dublin City Council to grant subject to conditions a permission to The Board of Governors of the Schools founded by Erasmus Smith, Esquire care of Hamilton Young Architects of 23 Frederick Street South, Dublin in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** The erection of three number 15-metre high lighting poles along the eastern boundary wall with Rostrevor Road and six number lighting poles on the roof of the main school building to achieve a height from pitch level of 13 metres. The three poles on the western boundary will have two floodlight fittings each and the six poles on the roof will have one floodlight fitting each to provide lighting for the existing rugby pitch and associated site works at The High School, Zion Road, Rathgar, Dublin.

## **Decision**

**GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.**

## **Matters Considered**

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

## **Reasons and Considerations**

Having regard to the established use of the site for educational use including the established provision of a sports pitch, and to the nature, scale and limitations of use of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the amenities of residential property in the vicinity, would not have an adverse impact on the site and environs, and would, otherwise, be in accordance with the proper planning and sustainable development of the area.

## Conditions

1. The development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars received by An Bord Pleanála on the 5<sup>th</sup> day of November, 2019, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

**Reason:** In the interest of clarity.

2. The floodlights shall not be in use between 1<sup>st</sup> April and 30<sup>th</sup> September each year. Between 1<sup>st</sup> October and 31<sup>st</sup> March, the floodlights shall not be in use between the hours of 2100 and 1000 Mondays to Fridays and between 1900 hours and 1000 hours on Saturdays and Sundays.

**Reason:** In order to safeguard the amenities of property in the vicinity.

3. Site development and building works shall be carried out between the hours of 0800 to 1900 Mondays to Fridays inclusive, between 0800 to 1400 hours on Saturdays and not at all on Sundays and public holidays. Deviation from these times will only be allowed in exceptional circumstances where prior written approval has been received from the planning authority.

**Reason:** In order to safeguard the residential amenities of property in the vicinity.

4. Apart from the permitted floodlights and associated elements such as back louvres, no other structures, antennae, or dishes shall be erected on the lighting poles.

**Reason:** To delimit the development to that for which permission has been sought, and in the interest of visual amenity.

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**Chris McGarry**  
**Member of An Bord Pleanála**  
**duly authorised to authenticate**  
**the seal of the Board.**

**Dated this            day of            2020.**